

## **SPRING MILLS BOARD OF DIRECTOR'S MINUTES-FEBRUARY 15, 2022 VIRTUAL MEETING**

Present: Stephen Casimir, Ed Flake, Ron Little, Tammy Catlett, Rick Greenwood, Wes Yates, Mike Mason, Michelle Showers

Meeting was called to order at 6:30 pm by Stephen Casimir

### **HOMEOWNERS FORUM:**

Homeowner #1- was interested in the possibility of adding a turning lane on TJ Jackson when turning right onto 901 by the ROCS. Discussion was held regarding this issue. The State roads of WV would first have to be notified and this issue would need to be worked through them.

Homeowner #2- was interested in exploring the possibility of building a social hall building for the residents. Discussion was held regarding pros and cons, costs, etc. Also, possible use of the Ruritan Club being used for such purposes was discussed. No decisions were made at this time. Further details and exploration of costs, etc need to be researched.

### **REVIEW OF MINUTES:**

Minutes were approved as written.

### **FINANCIAL REPORT:**

Michelle and Ron gave this report, and a brief discussion was held regarding the budget.

### **COMMITTEE REPORTS:**

Administrative: The 2022-2023 budget. After discussion and clarification of reserve study, Rick made a motion to approve the 2022-2023 budget. Wes seconded the motion. All in favor with one opposed. The budget was approved.

Stephen discussed the agenda for the annual meeting and discussion was held.

Michelle asked that everyone review the Draft Audit and give her feedback within the week.

### **ARCHITECTURAL CONTROL:**

There were two requests approved. One for a 4ft white vinyl fence at 158 Pembroke and the other for a hot tub at 23 Cheval.

### **COMMUNICATION:**

Rick stated that there was no new business in this area.

### **COMMUNITY DEVELOPMENT:**

The Easter Egg hunt will be held on Saturday, April 16 from 11:00am-12:30pm. All those available to help hide eggs will meet from 9:30-11am.

The yard sale will be Saturday, June 4 from 7:00am-1:00pm. The Goodwill truck will be at the tennis court parking lot at 1pm.

#### **COMPLIANCE:**

Michelle reviewed the compliance log with outstanding violations.

#### **ROADS AND GROUNDS:**

Quotes from Jeter for repaving were reviewed. It was decided additional quotes are needed before a decision on this job can be made.

#### **PARK AND POOL:**

A quote from Spichers was discussed regarding the cameras around the pool, playground, and parking lot. Wes discussed this issue with Spichers regarding replacement of camera and assignment areas. After further discussion, Wes made a motion for the Board to approve three new cameras based on the current quote. Ed seconded the motion. All agreed. Wes will assume the lead for the cameras and contact for Spichers.

A quote for the tennis courts refinishing was discussed. Everyone agreed that an additional quote is needed before moving forward with this project.

Two quotes from pool furniture companies were discussed regarding the purchase of new pool furniture. This would be the beginning of gradually replacing the old furniture with longer lasting items. Tammy made a motion for the Board to approve the quote from Furniture Leisure for the purchase of the furniture. Ron seconded the motion, all agreed.

#### **PENDING ITEMS:**

Storage Unit at the pool- POC: Tammy/Ed. ECD March 2022

Concrete Repairs: POC: Michelle, ECD May 2022

#### **NEW BUSINESS:**

The Meeting start time will be deferred until the next meeting.

Administrative Update- Michelle informed us that we will have a temporary manager for approximately 8 weeks at the end of the summer.

#### **NEWSLETTER:**

Topics for the next newsletter include:

President's Message

Manager's message

Fun and Games

Pool opening

Summer events

Frontier Fiber Project

Articles deadline is April 25 and Publish/Mail time is May 13

The Annual Meeting will be held virtually on Tuesday, February 22, 2022, at 6:30pm.

The next Board of Directors meeting is scheduled for Tuesday, March 15, 2022, at 6:30 pm.

Wes made a motion to adjourn the meeting. Rick seconded the motion.

The meeting was adjourned at 9:14pm.

Respectfully submitted,

Tammy Catlett

Secretary